FILE BOX 30

THIS INSTRUMENT PREPARED BY:
Richard N. Sebastian #15668
ORTALE, KELLEY, HERBERT & CRAWFORD
P.O. Box 198985
Nashville, TN 37219-8985
(615) 256-9999

Davidson County DEEDQC
Recvd: 09/16/02 13:06 4pgs
Fees:22.00 Taxes:0.00
20020916-0112445

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is NONE.

Affiant

Subscribed and sworn to before me, this 4th day of September, 2002.

Notary Public

My commission expires: My Commission Expires April 6, 2004

RITA ANN MANGRUM NOTARY PUBLIC WILLIAMSON CO. TN

Address New Owner as Follows:
Christiansted Valley
Homeowners Association, Inc.
c/o Gasser Property Management
P. O. Box 1238
Nolensville, TN 37135-1238

Send Tax Bills to:
Same

Map-Parcel Numbers
172-10-B-66

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that for the sum of Ten and No\100 ($10.00) Dollars, cash in hand paid, **FALLON HOMES, LLC**, a Tennessee Limited Liability Company, does hereby convey, remise, release and quitclaim unto **CHRISTIANSTED VALLEY HOMEOWNERS ASSOCIATION, INC.**, a Tennessee not for profit corporation, its successors and assigns, the following described parcel of land in Davidson County, Tennessee:

PLEASE SEE EXHIBIT A AND EXHIBIT A-1 ATTACHED HERETO

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

And now, Fallon Homes, LLC, does hereby convey, remise, release and forever quitclaim unto Christiansted Valley Homeowners Association, Inc., its successors and assigns, the same property hereinabove described and set forth, to which reference is hereby made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

WITNESS our hands this 4th day of September, 2002.

FALLON HOMES, LLC, a Tennessee Limited Liability Company

By: _____
Roger D. Fallon
Its: Chief Manager

EXHIBIT "A-1"

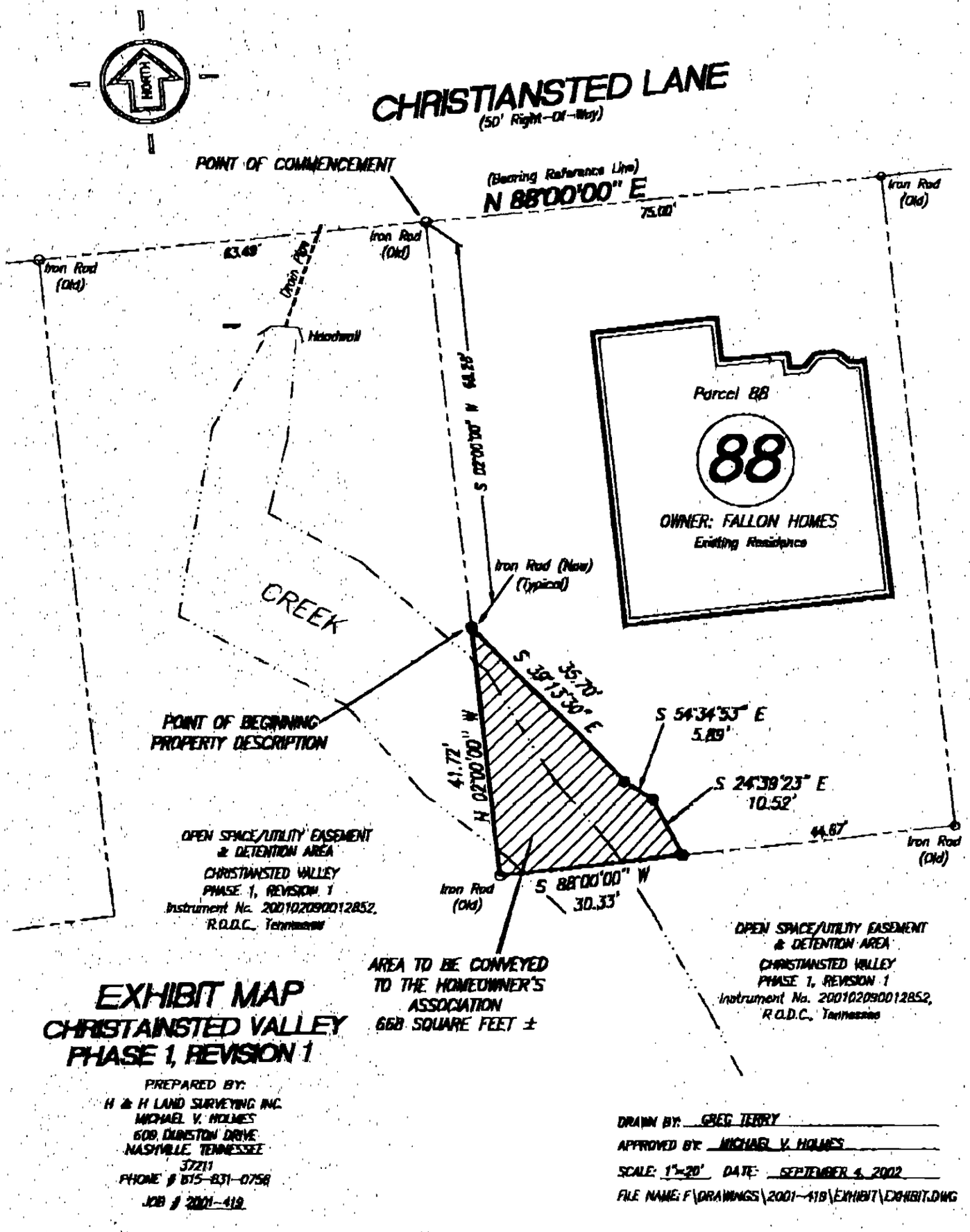


EXHIBIT MAP
CHRISTAINSTED VALLEY
PHASE 1, REVISION 1

PREPARED BY:
H & H LAND SURVEYING INC.
MICHAEL V. HOLMES
609 DUNISTON DRIVE
NASHVILLE, TENNESSEE
37211
PHONE # 615-831-0758

JOB # 2001-419

DRAWN BY: GREG TERRY

APPROVED BY: MICHAEL V. HOLMES

SCALE: 1"=20' DATE: SEPTEMBER 4, 2002

FILE NAME: F\DRAWINGS\2001-419\EXHIBIT\EXHIBIT.DWG

STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally appeared before me, the undersigned, a Notary Public of the State and County aforesaid, **Roger D. Fallon** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence), and who, upon his oath, acknowledged himself to be Chief Manager of **FALLON HOMES, LLC**, a Tennessee Limited Liability Company, and that he as such Chief Manager executed the foregoing instrument for the purpose therein contained, by signing the name of the company as said Chief Manager.

Witness my hand and official seal at Nashville, Tennessee, this 4th day of September, 2002.

NOTARY PUBLIC

My Commission Expires: My Commission Expires April 6, 2004

RITA ANN MANGRUM NOTARY PUBLIC WILLIAMSON CO. TN

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EXHIBIT "A"

PROPERTY DESCRIPTION
(AREA TO BE CONVEYED TO HOMEOWNER'S ASSOCIATION)

A parcel of land in the Thirteenth Councilmanic District of Metropolitan Nashville and Davidson County, Tennessee, being a portion of Lot 88 as shown on the Final Plat entitled "Christainsted Valley, Phase 1, Revision 1" as of record in Instrument No. 20010209001285 2, Register's Office for Davidson County, Tennessee and being more particularly described according to an exhibit map prepared by H & H Land Surveying, Inc., Job Number 2001-419, dated September 4, 2002 and proceeding as follows:

Commencing at an iron rod (old) in the southerly right-of-way line of Christainsted Lane, a 50-foot right-of-way, at the northwesterly corner of the aforementioned Lot 88, Christainsted Valley, Phase 1, Revision 1; thence,

a) Leaving the southerly right-of-way of Christainsted Lane and with the westerly property line of said Lot 88, South 02 degrees 00 minutes 00 seconds East, 68.28 feet to an iron rod (new), being the Point Of Beginning of the herein described parcel; thence,

1) With a new severance line across the southwesterly portion of said Lot 88, South 39 degrees 13 minutes 30 seconds East, 35.70 feet to an iron rod (new); thence,
2) South 54 degrees 34 minutes 53 seconds East, 5.89 feet to an iron rod (new); thence,
3) South 24 degrees 39 minutes 23 seconds East, 10.52 feet to an iron rod (new) in the southerly line of said Lot 88 and the northerly line of the Open Space/Utility Easement & Detention Area as shown on the aforementioned plat of Christainsted Valley, Phase 1, Revision 1; thence,
4) With said southerly line, South 88 degrees 00 minutes 00 seconds West, 30.33 feet to an iron rod (old); thence,
5) North 02 degrees 00 minutes 00 seconds West, 41.72 feet to the Point Of Beginning and containing 668 square feet, more or less, as calculated by the above courses and distances.

Being part of the property conveyed to Fallon Homes, LLC, a Tennessee limited liability company by Deed of recordin Instrument No. 20010920-010222, said Register's Office.